

Minutes of the Zoning Board of Appeals
February 16, 2017 - 6:00 P.M.

MEMBERS PRESENT: Regis Barrett, Chairman
Earl Bloam
Dean Bredenbeck
Wally Parker
Craig Farkas

ABSENT: None

ALSO PRESENT: David Kulcsar, Building Commissioner
Dawn Neal, Building Secretary

Regis Barrett, Chairman called the meeting to order.

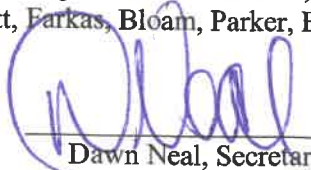
Motion by Bloam, second by Bredenbeck to approve nomination and elect Reis Barrett to Chairperson. **Vote Resulted:** *To approve:* Yes: Farkas, Bloam, Parker, Bredenbeck No: None. Abstain: Barrett (**Approved**)

Motion by Bredenbeck, second by Parker to approve the minutes of November 17, 2016. **Vote Resulted:** *To approve:* Yes: Barrett, Farkas, Bloam, Parker, Bredenbeck No: None. (**Approved**)

A Request from Outfront Media LLC for a Maximum height variance for 2 billboards of 25 feet and 18 feet located along Interstate 71 on P.P# 431-09-005 (1129.03(e)(6)(A)(5)). Tim Keaton from Outfront Media was present, discussed the plans and why they need the variance. The tallest structure will be at ninety feet. Chairperson Barret asked how long he thinks these signs will be up for. Mr. Keaton replied the length of the lease agreement with the city if not longer. Chairperson Barrett asked how long the lease agreement is. Mr. Keaton replied fifteen years with an option of a five additional for a total of twenty years. Chairperson Barret asked if you break the lease do the signs and poles leave with you. Mr. Keaton replied yes everything would leave. Commissioner Kulcsar explained that that was all agreed upon in the lease, just as it was in the last lease that has expired. The old lease holder will be responsible to get the old poles and signs down now that their lease is up by the beginning of March. Dean Bredenbeck asked if the signs coming down were conforming or non-conforming. Mr. Kulcsar stated they are conforming. Bredenbeck asked if there was plans for electronic signs. Mr. Keaton explained that yes they will be digital. Bredenbeck then asked which ones. Mr. Keaton explained two will be digital location one and three. Commissioner Kulcsar explained that these will be regulated at the state level. Chairperson Barret asked if he need approval from us before he could get the permit from the state. Mr. Keaton explained that they will give him a conditional approval pending the approval of the variance from the city. There was much discussion about all the signs conforming to the same visual elevation. There was also much discussion about the standard set by the state for these signs. After further discussion, a Motion by Bloam, second by Parker to **Approve** the A Request from Outfront Media LLC for a Maximum height variance for 2 billboards of 25 feet and 18 feet located along Interstate 71 on P.P# 431-09-005 (1129.03(e)(6)(A)(5)) **Vote Resulted:** *To Approve:* Yes: Barrett, Farkas, Bloam, Parker No: Bredenbeck. (**APPROVED**)

There was discussion about the Zoning Commission Member having work session meetings to go over the Codes and address any changes that may need to happen.

There being no further business, **Motion** by Bredenbeck, second by Bloam to adjourn. **Vote Resulted:** *To Adjourn:* Yes: Barrett, Farkas, Bloam, Parker, Bredenbeck. No: None. (**Meeting Adjourned**)


Dawn Neal, Secretary


Regis Chairman Barrett, Chairman